

# House File 2695 - Enrolled

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1 1 HOUSE FILE 2695  
1 2  
1 3 AN ACT  
1 4 RELATING TO LANDLORDS AND TENANTS INCLUDING NOTICE  
1 5 REQUIREMENTS TO TERMINATE A PERIODIC TENANCY AND  
1 6 SERVICE OF A PETITION FOR FORCIBLE ENTRY AND DETAINER  
1 7 BY PUBLICATION.  
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1 9 BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF IOWA:  
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1 11 Section 1. Section 562A.34, Code 2005, is amended by  
1 12 adding the following new subsection:  
1 13 NEW SUBSECTION. 2A. The landlord or the tenant may  
1 14 terminate a tenancy having a term longer than month=to=month  
1 15 by a written notice given to the other at least thirty days  
1 16 prior to the end of the first or subsequent term of the  
1 17 tenancy specified in the notice.  
1 18 Sec. 2. Section 648.10, Code 2005, is amended to read as  
1 19 follows:  
1 20 648.10 SERVICE BY PUBLICATION.  
1 21 Notwithstanding the requirements of section 648.5, service  
1 22 may be made by publishing such notice for one week in a  
1 23 newspaper of general circulation published in the county where  
1 24 the petition is filed, provided the petitioner files with the  
1 25 court an affidavit stating that an attempt at personal service  
1 26 ~~made by the sheriff~~ was unsuccessful because the defendant is  
1 27 avoiding service by concealment or otherwise, and that a copy  
1 28 of the petition and notice of hearing has been mailed to the  
1 29 defendant at the defendant's last known address or that the  
1 30 defendant's last known address is not known to the petitioner.  
1 31 Service under this section is complete seven days after  
1 32 publication. The court shall set a new hearing date if  
1 33 necessary to allow the defendant the three=day minimum notice  
1 34 required under section 648.5.  
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CHRISTOPHER C. RANTS  
2 4 Speaker of the House  
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JEFFREY M. LAMBERTI  
2 8 President of the Senate  
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2 11 I hereby certify that this bill originated in the House and  
2 12 is known as House File 2695, Eighty=first General Assembly.  
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MARGARET THOMSON  
2 17 Chief Clerk of the House  
2 18 Approved \_\_\_\_\_, 2006  
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THOMAS J. VILSACK  
2 23 Governor